

GOVERNMENT OF ANDHRA PRADESH

ABSTRACT

Town Planning – Bhimavaram Municipality - Change of Land Use from Special Industrial zone and Green Belt use to Residential use in R.S.Nos.20/1P, 20/2P, 21/4 to an extent of Ac.2.62 Cents 35th ward, Bhimavaram– Draft variation – Confirmed – Orders –Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No. 77

Dated: 22.02.2014.

Read the following:

1. From the Director of Town & Country Planning, Hyderabad Lr.Roc.No.8878/2011/R, Dated: 29.03.11.
2. Govt. Memo.No.8262/H1/2012-3, dt.26.09.2012.
3. From the Commissioner of Industries Lr.No.29/1/2012/5541, Dated: 01.05.2012.
4. Govt. Memo.No.8262/H1/2012-2, Dated: 24.05.2012.
5. From the DTCP Lr.Rc.No.8878/2011/R, Dated: 04.03.13.
6. Govt. Memo.No.8262/H1/2012-3, Dated: 26.09.2012.
7. From the DTCP Lr.Rc.No.8878/2011/R, Dated: 04.03.13.
8. Govt. Memo No.8262/H1/2013-4, Dated: 22.03.2013.
9. From the DTCP Lr.Roc.No.8878/11/R, Dated: 05.02.2014.
10. From the Commissioner of Printing, A.P. Extraordinary Gazette No.251, Part-I, Dated: 04.04.2013.

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ORDER:-

The draft variation to the Bhimavaram General Town Planning Scheme, the Master Plan sanctioned in G.O.Ms.No.951 MA, Dated.27.11.1987, issued in reference 8th read above, published in reference 10th read above. On publication no objections and suggestions have been received from the public within the stipulated period. The Director of Town & Country Planning, Hyderabad in the reference 5th read above has informed that the applicant has paid an amount of Rs.48,700/- (Rupees Forty Eight thousand Seven hundred only) vide challan No. 12385, Dated: 29.09.2012 as per G.O.Ms.No.158 MA., dated: 22-03-1996. Further in the reference 9th read above the Director of Town & Country Planning, Hyderabad has informed that the Municipal Commissioner, Bhimavaram has published the draft variation notification in Praja Shakthi, the Telugu daily news paper and The Hindu, English daily news paper. On publication no suggestions/ objections received from the public. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**Dr. S.K. JOSHI,
PRINCIPAL SECRETARY TO GOVERNMENT (UD)**

To

The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.

The Director of Town and Country Planning, Hyderabad.

The Regional Deputy Director of Town Planning, Rajahmundry.

The Municipal Commissioner, Bhimavaram Municipality, Bhimavaram.

Copy to:

The individual through the Municipal Commissioner, Bhimavaram Municipality, Bhimavaram.

The District Collector, West Godavari District.

SF/SC.

//FORWARDED ::BY:: ORDER//

SECTION OFFICER

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APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Bhimavaram Town, the same having been previously published in the Extra-ordinary issue of Andhra Pradesh Gazette No.251 Part-I, dated: 04.04.2013 as required by clause (b) of the said section.

VARIATION

The site in R.Sy.No.20/1P, 20/2P, 21/4 to an extent of Ac.2.62 Cents 35th ward, Bhimavaram Town and the boundaries of which are as shown in the schedule hereunder and which is earmarked for Special Industrial use and green belt use in the General Town Planning Scheme (Master plan) of Bhimavaram sanctioned in G.O. Ms. No.951 MA., Dated: 27.11.1987 is now proposed to be designated for Residential use by variation of change of land use based on the Council Resolution No.129, dated 12.08.2011 and as the site is surrounded by residential developments as marked as "A,B,C,D & D,E,F,G" in the revised part proposed land use map G.T.P.No.10/2013/R available in the Municipal Office, Bhimavaram, **subject to the following conditions:**

1. The applicant shall provide 9.0 mtrs buffer along the boundary towards the site proposed for industrial use in the Master Plan.
2. The applicant shall hand over the affected area in the 100'-0" wide Master Plan road as shown in the plan to the local body through registered gift deed at free of cost.
3. The applicant shall obtain prior permission from the competent authority before commencing the development work.
4. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
5. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. The change of land use shall not be used as the proof of any title of the land.
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Owner's land (partly 100'-0" M.P.Road and Partly special industrial use as per the Master Plan).
East	:	100'-0" wide canal bund (Special Industrial use as per the Master Plan).
South	:	Existing 30'-0" wide road (partly green belt and partly special industrial use as per the Master Plan).
West	:	Existing 5'-0" wide bodi and existing (32'-0") 10.66 mtrs road (100'-0" wide Master Plan road as per the Master Plan).

Dr. S.K. JOSHI,
PRINCIPAL SECRETARY TO GOVERNMENT (UD)

SECTION OFFICER.